

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT Helena Chemical Company, a corporation organized and existing under the laws of the State of Arkansas, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations to it cash in hand paid by J. A. Williams, receipt of which is here acknowledged, does hereby grant, bargain, sell and convey unto the said J. A. Williams, and unto his heirs and assigns forever, the following described lands and property located and being situate in the County of Phillips, State of Arkansas, to-wit:

1. Property located in Private Survey No. 2412, Township Two (2) South, Range Four (4) East, Phillips County, Arkansas, and described as follows: Commencing at the Southeast corner of Section Fourteen (14), Township Two (2) South, Range Four (4) East; thence West 3517.8 feet; thence North 1980.0 feet; thence North 35° 34' West 1122.6 feet to the East right-of-way of State Highway No. 242; thence North 54° 12' East 1325.7 feet along said East right-of-way; thence South 61° 18' East 650.0 feet along the North line of a proposed street to the point of beginning; thence from the point of beginning South 61° 18' East 700 feet along the North line of a proposed street; thence North 28° 42' East 796.3 feet; thence North 53° 29' West 706.0 feet; thence South 28° 42' West 890.2 feet to the point of beginning, containing 13.56 acres, more or less.
2. Property located in Private Survey No. 2412, Township Two (2) South, Range Four (4) East, Phillips County, Arkansas, and described as follows: Commencing at the Southeast corner of Section Fourteen (14), Township Two (2) South, Range Four (4) East; thence West 3517.8 feet; thence North 1980.0 feet; thence North 35° 34' West 1122.6 feet to the East right-of-way of State Highway No. 242; thence North 54° 12' East 1325.7 feet along said East right-of-way; thence South 61° 18' East 650.0 feet along the North line of a proposed street; thence North 28° 42' East 890.2 feet to the point of beginning; thence North 28° 42' East 30.3 feet to the South right-of-way of the Missouri Pacific Railroad; thence South 53° 29' East 706.0 feet along the South right-of-way of the Missouri Pacific Railroad; thence South 28° 42' West 30.3 feet; thence North 53° 29' West 706.0 feet to the point of beginning, containing 0.49 acres, more or less.
3. Property located in Private Survey No. 2412, Township Two (2) South, Range Four (4) East, Phillips County, Arkansas, and described as follows: Commencing at the Southeast corner of Section Fourteen (14), Township Two (2) South, Range Four (4) East; thence West 3517.8 feet; thence North 1980 feet; thence North 35° 34' West 1122.6 feet to the East right-of-way of State Highway No. 242; thence North 54° 12' East 1553.1 feet along East right-of-way; thence South 39° 58' East

591.5 feet along the North line of a proposed street to the point of beginning; thence, from the point of beginning, continue South 39° 58' East 750.2 feet along said North line of proposed street; thence North 28° 42' East 281.4 feet; thence North 61° 18' West 700 feet; thence South 28° 42' West 8.2 feet to the point of beginning, containing 2.35 acres, more or less.

4. Property located in Private Survey No. 2412, Township Two (2) South, Range Four (4) East, Phillips County, Arkansas, and described as follows: Commencing at the Southeast corner of Section Fourteen (14), Township Two (2) South, Range Four (4) East; thence West 3517.8 feet; thence North 1980.0 feet; thence North 35° 34' West 1122.6 feet to the East right-of-way of State Highway No. 242; thence North 54° 12' East 1553.1 feet along said East right-of-way to the point of beginning; thence from the point of beginning South 39° 58' East 591.5 feet along the North line of a proposed street; thence North 28° 42' East 928.4 feet; thence North 53° 29' West 213.5 feet to the East right-of-way of State Highway No. 242; thence South 54° 12' West 821.1 feet along said East right-of-way to the point of beginning, containing 7.67 acres, more or less.

TO HAVE AND TO HOLD the same unto the said J. A. Williams, and unto his heirs and assigns forever, together with all and singular the tenements, appurtenances and hereditaments thereunto belonging or in any wise appertaining.

And Helena Chemical Company hereby covenants with the said J. A. Williams that it will forever warrant and defend the title to said lands and property against all lawful claims who sever.

IN WITNESS WHEREOF Helena Chemical Company, being duly authorized by proper resolution of its Board of Directors, has caused this instrument to be executed by W. J. Brothers, its Vice-President, and attested by John C. Bumpers, its Secretary, with its corporate seal hereunto affixed on this 14th day of September, 1971.

HELENA CHEMICAL COMPANY

WJ Brothers
VICE PRESIDENT

ATTEST:

John C. Bumpers
JOHN C. BUMPERS, SECRETARY

STATE OF Arkansas)
COUNTY OF Franklin) ss

ACKNOWLEDGMENT

BE IT REMEMBERED that on this day came before me the undersigned, a Notary Public duly commissioned, qualified and acting within and for the County and State aforesaid, the within named W. J. Brothers and John C. Bumpers, to me well known, who stated that they were the Vice-President and Secretary respectively of Helena Chemical Company, a corporation organized under the laws of the State of Arkansas, and were duly authorized in their respective capacities to execute the foregoing instrument for and in the name and behalf of said Corporation, and they further state and acknowledge that they have so signed, executed and delivered said foregoing instrument for the considerations, uses and purposes therein mentioned and set forth.

IN TESTIMONY WHEREOF I have hereunto set my hand and seal as such Notary Public on this 14th day of March, 1971.

My Commission Expires: 2/15/72

Notary Public
John H. Caven

Feb 15 1972

at Helena, County of Franklin, State of Arkansas
I do hereby certify that the foregoing instrument was duly executed by the within named parties on this 15th day of March, 1971.
at Helena, County of Franklin, State of Arkansas
James S. King Notary Public